

RESOLUTION OF THE BOSTON REDEVELOPMENT AUTHORITY
RE: TENTATIVE DESIGNATION OF REDEVELOPER
DISPOSITION PARCEL 14a
IN THE SOUTH END URBAN RENEWAL AREA
PROJECT NO. MASS. R-56

WHEREAS, the Boston Redevelopment Authority, (hereinafter referred to as the "Authority"), has entered into a contract for loan and capital grant with the Federal Government under Title I of the Housing Act of 1949, as amended, which contract provides for financial assistance in the hereinafter identified Project; and

WHEREAS, the Urban Renewal Plan for the South End Urban Renewal Area, Project No. Mass. R-56, (hereinafter referred to as the "Project Area"), has been duly reviewed and approved in full compliance with local, State and Federal law; and

WHEREAS, the Authority is cognizant of the conditions that are imposed in the undertaking and carrying out of urban renewal projects with Federal financial assistance under said Title I, including those prohibiting discrimination because of race, color, sex, religion or national origin; and

WHEREAS, Real O. Roy has expressed an interest in and has submitted a satisfactory proposal for the development of Disposition Parcel 14a in the South End Urban Renewal Area; and

WHEREAS, the Authority is cognizant of Chapter 30, Sections 61 and 62 of the Massachusetts General Laws, as amended, with respect to minimizing and preventing damage of the environment:

NOW, THEREFORE, BE IT RESOLVED BY THE BOSTON REDEVELOPMENT AUTHORITY:

1. That Real O. Roy be and hereby is tentatively designated as Redeveloper of Disposition Parcel 14a in the South End Urban Renewal Area subject to:

- (a) Concurrence in the proposed disposal transaction by the Department of Housing and Urban Development;
- (b) Publication of all public disclosure and issuance of all approvals required by the Massachusetts General Laws and Title I of the Housing Act of 1949, as amended;
- (c) Submission within ninety (90) days in a form satisfactory to the Authority of:
 - (i) Evidence of the availability of necessary equity funds, as needed; and
 - (ii) Evidence of firm financial commitments from

banks or other lending institutions; and

(iii) Final Working Drawings and Specifications;
and

(iv) Proposed development and rental schedule.

2. That disposal of Parcel 14a by negotiation is the appropriate method of making the land available for redevelopment.

3. That it is hereby found and determined that the proposed development will not result in significant damage to or impairment of the environment and further, that all practicable and feasible means or measures have been taken and are being utilized to avoid or minimize damage to the environment.

4. That the Secretary is hereby authorized and directed to publish notice of the proposed disposal transaction in accordance with Section 105 (E) of the Housing Act of 1949, as amended, including information with respect to the "Redeveloper's Statement for Public Disclosure" (Federal Form H-6004).



October 16, 1974

MEMORANDUM

TO: BOSTON REDEVELOPMENT AUTHORITY

FROM: ROBERT T. KENNEY, DIRECTOR

SUBJECT: SOUTH END URBAN RENEWAL AREA, MASS. R-56
TENTATIVE DESIGNATION OF REDEVELOPER
PARCEL 14a

SUMMARY: This memorandum requests that the Authority tentatively designate Mr. Real O. Roy as Redeveloper of Parcel 14a in the South End Urban Renewal Area.

Parcel 14a consists of approximately 4,900 square feet and is located at 8-10 Benton Street in the South End Urban Renewal Area.

Real O. Roy d/b/a Oryan Realty Company, 716 Columbus Avenue, Boston, has submitted a proposal for the use of Parcel 14a. The proposal calls for employee parking and truck access, sorely needed by this firm. An agreement has been reached with the abuttor, Bethel Tabernacle Pentecostal Church, for the Church to use this space for parking for its weekend services.

It is appropriate at this time to tentatively designate Mr. Real O. Roy as Redeveloper of Parcel 14a so that formal processing of plans and financing arrangements may be initiated. Mr. Roy's submission indicates sufficient ability to act as the Redeveloper for Parcel 14a.

I, therefore, recommend that the Authority tentatively designate Mr. Real O. Roy as Redeveloper of Parcel 14a in the South End Urban Renewal Area.

An appropriate Resolution is attached.

